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New Jersey Office of the Attorney General

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State Real Estate Appraisers Board
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STATE REAL ESTATE APPRAISERS BOARD

PUBLIC SESSION MINUTES

MARCH 29, 2016

The regular meeting of the Board of Real Estate Appraisers was held at 124 Halsey Street on the 3RD Floor on Tuesday, **MARCH 29, 2016**. The meeting was convened in accordance with the provisions of the Open Public Meeting Act. Board President, Mr. Krauser called the meeting to order at 9:30 A.M. A roll call was taken and the following attendance was recorded for these minutes:

John A. McCann	Present
Barry J. Krauser	Present
Cheryl A. Randolph-Sharpe	Excused
Joseph Palumbo	Present

Also, present were: Steven Flanzman, Senior Deputy Attorney General; Barbara Lopez, Deputy Attorney General; Charles Kirk, Acting Executive Director; Emilio Aviles, staff and Judith Nadal, staff

APPROVAL OF MINUTES OF FEBRUARY 17, 2016

Following review and discussion by the Board and upon motion of Mr. Palumbo, seconded by Mr. McCann it was determined that the minutes of February 17, 2016 be approved. A vote was taken and the motion was carried, unanimously.

DIRECTOR'S REPORT

Acting Executive Director, Mr. Charles Kirk made the following announcements:

- *** There were three Investigative Inquiries scheduled for this meeting.
- *** Cheryl Randolph-Sharpe was excused for this meeting.
- *** Robert Campenelli, Ethics Officer of the Division of Consumer Affairs will appear before the Board regarding Ethics Forms and surveys to be completed.

CONTINUING EDUCATION

PROVIDER		COURSE TITLE	HOURS
American Society of Farm Managers and Rural Appraisers	(1)	Appraising AG Facilities: Poultry Seminar	8 Hrs. Of C.E.
International Right of Way Association	(1)	Reviewing Appraisal in Eminent Domain	8 Hrs. Of C.E.
Northeast NJ Chapter of the Appraisal Institute	(1)	NJ Appraiser Law, Regulations	2 Hrs. Of C.E.
	(2)	10 th Annual Meadowlands Conf.	7 Hrs. Of C.E.
Southern NJ Chapter of the Appraisal Institute	(1)	A detailed look at tax issues: A view from the bench	3 Hrs. Of C.E.
	(2)	New Jersey Appraiser Law and Regulations	2 Hrs. Of C.E.
Delaware Chapter of the Appraisal Institute	(1)	Lender's Expectations of Appraisers & Appraisals	2 Hrs. Of C.E.
Villanova University	(1)	2016 / counselors of RE Symposium	7 Hrs. Of C.E.
NJ Chapter of International Association of Assessing Officers	(1)	Tax Appeals 2016 (14 th Annual)	6 Hrs. Of C.E.
Philadelphia Metro Chapter Of the Appraisal Institute	(1)	Real Estate Trends Update 2016	7 Hrs. Of C.E.
McKissock, LP	(1)	Appraisal of Single Tenant Distribution Centers	6 Hrs. Of C.E.
	(2)	Basic Hotel Appraising-Limited Service Hotels	7 Hrs. Of C.E.
American Society of Farm Managers and Rural Appraisers	(1)	Valuation of Donated Real Estate Including Conservation Easements	8 Hrs. Of C.E.
	(2)	Appraising Rural Residential Properties	8 Hrs. Of C. E.
The Counselors of Real Estate	(1)	The Symposium: Global Cities In an Era of change	12.25 Hrs. Of C.E.

Minutes - Public Session of Tuesday, March 29, 2016

Page # 3

Metro NJ Chapter of the Appraisal Institute	(1)	80 th Annual Princeton Conference	7 Hrs. Of C.E.
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RENEWALS

Appraisal Institute	(1)	Online Introduction to Green Buildings: Principles & Concepts	8 Hrs. Of C.E.
	(2)	Online Case Studies in Appraising Green Residential Buildings	8 Hrs. Of C.E.
Southern NJ Chapter of the Appraisal Institute	(1)	Uniform Appraisal Standards for Federal Land Acquisitions	16 Hrs. Of C.E.
McKissock, LP	(1)	Appraisal of Assisted Living Facilities	8 Hrs. Of C.E.
	(2)	The Sales Comparison Approach	7 Hrs. Of C.E.
	(3)	Commercial Appraisal Review	15 Hrs. Of C.E.
	(4)	Expert Witness for Commercial Appraisers	15 Hrs. Of C.E.
	(5)	Understanding Residential Construction	7 Hrs. Of C.E.
	(6)	Supervisor-Trainee Course	4 Hrs. Of C.E.
	(7)	Land Site Valuation	7 Hrs. Of C.E.
	(8)	Reviewers Checklist-Live Webinar	4 Hrs. Of C.E.
	(9)	Expert Witness Testimony	7 Hrs. Of C.E.

Following review and discussion by the Education Committee of the Board and upon motion of Mr. Palumbo, seconded by Mr. McCann it was determined that the C.E. Courses and Renewals listed above did meet the established criteria for the designated approved hours and that they be approved as noted above. A vote was taken and the motion was carried, unanimously

THE APPRAISAL FOUNDATION

*** Foundation [News](#): ASB Meeting Summary of February 19, 2016.

*** **AQB Public Meeting on April 8, 2016 in Phoenix, Arizona re:** Discussion Draft - Potential Areas of Change to the *Real Property Appraiser Qualification Criteria*. All interested parties are encourage to comment in writing to the AQB before the deadline of March 31, 2016.

*** **USPAP Q & A - Issue Date: March 17, 2016** - - - see copy attached.

The Board reviewed, discussed and duly noted all above items.

DISCIPLINARY ACTIONS TAKEN

*** **IMO - LINDA PAGANO** - Consent Order Filed February 18, 2016 imposing:

*** Public Reprimand
*** \$2,500.00 Civil Penalty
*** \$389.25 in Costs
*** Successful completion of a 15 Hour USPAP Course within 6 months

*** **IMO - JOSE COSTA** - Consent Order Filed February 18, 2016 imposing:

*** 6 months suspension
*** May petition the Board following the 6 months of suspension to resume practice on a probationary period.
*** 6 months following the entry of the probationary period he must maintain a log of all appraisal reports completed and provide Board with same for selection and review of reports
*** \$5,000.00 Civil Penalty
*** \$722.75 in Costs
*** Required to complete during the time of his suspension the entirety of the 200 hours of coursework designated as "Required Core Curriculum to qualify as a Certified Residential Appraiser.

The Board reviewed, discussed and duly noted all above Orders.

LEGISLATION

*** Assembly, No. 1973, State of New Jersey, 217th Legislature, Pre-Filed for introduction in the 2016 Session. Synopsis: "Appraisal Management Company Registration Act" Sponsored by: Assemblyman, Vincent Prieto (District 32, Bergen and Hudson County); Assemblyman, Patrick J. Diegnan, Jr. (District 18, Middlesex County) and Assemblywoman: Amy H. Handlin (District 13, Monmouth County). - - - see copy attached.

The Board reviewed, discussed and duly noted the above matter.

PENDING APPLICATIONS

Certified Residential

Mark Staniaszek

Amy Cherella

Douglas Hopping

Luigino Petrone

Certified Residential

Giovanni G. Provenzano

Michael R. Pallitto

PUBLIC COMMENT

Catherine Best and Chuck Blau of the Appraisal Community addressed the Board with issues of mutual concern.

ADJOURNMENT

Upon motion of Mr. Palumbo seconded by Mr. McCann it was determined that the Public Meeting be adjourned at 11 A.M. and the Board proceed to the Executive Session. A vote was taken and the motion carried, unanimously

Respectfully submitted,

CHARLES F. KIRK
For the Board